

067.0

0004

0006.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

647,600 / 647,600

USE VALUE:

647,600 / 647,600

ASSESSED:

647,600 / 647,600


Patriot
 Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
6		MONTROSE AVE, ARLINGTON

OWNERSHIP

Owner 1:	KEHLER SUSAN A	Unit #:	
Owner 2:			
Owner 3:			

Street 1: 1114 SOUTHWEST AVE

Street 2:

Twn/City: JOHNSON CITY

St/Prov: TN	Cntry:		Own Occ: N
Postal: 37604		Type:	

PREVIOUS OWNER

Owner 1:	CATERINO JOAN A -
Owner 2:	-
Street 1:	PO BOX 274
Twn/City:	ARLINGTON
St/Prov: MA	Cntry:
Postal: 02474	

NARRATIVE DESCRIPTION

This parcel contains 9,769 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1941, having primarily Vinyl Exterior and 816 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9769		Sq. Ft.	Site		0	70.	0.73	12									499,148						499,100	

IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										42947
										GIS Ref
										GIS Ref
										Insp Date
										10/11/18

!5735!

USER DEFINED

Prior Id # 1:	42947
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
PRINT	
Date	Time
12/10/20	20:34:49
LAST REV	
Date	Time
02/12/19	12:19:21
ekelly	
5735	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Parcel ID 067.0-0004-0006.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	148,600	0	9,769.	499,100	647,700	647,700	Year End Roll	12/18/2019
2019	101	FV	134,900	0	9,769.	463,500	598,400	598,400	Year End Roll	1/3/2019
2018	101	FV	134,900	0	9,769.	463,500	598,400	598,400	Year End Roll	12/20/2017
2017	101	FV	134,900	0	9,769.	406,400	541,300	541,300	Year End Roll	1/3/2017
2016	101	FV	134,900	0	9,769.	370,800	505,700	505,700	Year End	1/4/2016
2015	101	FV	134,300	0	9,769.	328,000	462,300	462,300	Year End Roll	12/11/2014
2014	101	FV	134,300	0	9,769.	310,200	444,500	444,500	Year End Roll	12/16/2013
2013	101	FV	134,300	0	9,769.	295,200	429,500	429,500		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CATERINO JOAN A	69348-231		5/30/2017	Estate/Div		No	No		PROBATE AND FAMILY COURT MIDDLESEX DIVISION D
	13499-421		7/1/1978		40,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
2/19/2004	91	Re-Roof	5,844					

ACTIVITY INFORMATION

Date	Result	By	Name
10/11/2018	MEAS&NOTICE	BS	Barbara S
12/11/2008	Meas/Inspect	336	PATRIOT
11/24/1999	Inspected	267	PATRIOT
11/15/1999	Mailer Sent		
11/10/1999	Measured	163	PATRIOT
7/27/1993		AJS	

Sign: VERIFICATION OF VISIT NOT DATA / / /

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 19 - Ranch				Full Bath: 1	Rating: Average			PDAS. OF= SINK IN BMT..									
Sty Ht: 1 - 1 Story				A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:												
Foundation: 1 - Concrete				A 3QBth:	Rating:												
Frame: 1 - Wood				1/2 Bath:	Rating:												
Prime Wall: 4 - Vinyl				A HBth:	Rating:												
Sec Wall:		%		OthrFix: 1	Rating: Fair												
Roof Struct: 1 - Gable				OTHER FEATURES													
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Average												
Color: GRAY				A Kits:	Rating:												
View / Desir:				Fppl: 2	Rating: Average												
GENERAL INFORMATION				WSFlue:	Rating:												
Grade: C - Average				CONDOS INFORMATION													
Year Blt: 1941	Eff Yr Blt:			Location:													
Alt LUC:		Alt %:		Total Units:													
Jurisdct:		Fact:	.	Floor:													
Const Mod:				% Own:													
Lump Sum Adj:				Name:													
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN					
Avg Ht/FL: STD				Phys Cond: AV - Average	31.	%		Exterior:		No Unit	RMS	BRS	FL				
Prim Int Wall: 2 - Plaster				Functional:		%		Interior:		1	5	2	1				
Sec Int Wall:		%		Economic:		%		Additions:									
Partition: T - Typical				Special:		%		Kitchen:									
Prim Floors: 3 - Hardwood				Override:		%		Baths:									
Sec Floors:		%		Total:	31	%		Plumbing:									
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				Electric:									
Subfloor:				Basic \$ / SQ: 95.00				Heating:									
Bsmnt Gar: 1				Size Adj.: 1.35000002				General:									
Electric: 3 - Typical				Const Adj.: 0.98990101													
Insulation: 2 - Typical				Adj \$ / SQ: 126.955													
Int vs Ext: S				Other Features: 75300													
Heat Fuel: 1 - Oil				Grade Factor: 1.00													
Heat Type: 5 - Steam				NBHD Inf: 1.00000000													
# Heat Sys: 1				NBHD Mod:													
% Heated: 100		% AC:		LUC Factor: 1.00													
Solar HW: NO		Central Vac: NO		Adj Total: 215256													
% Com Wall		% Sprinkled:		Depreciation: 66729													
				Depreciated Total: 148527													
MOBILE HOME				WtAv\$/SQ:		AvRate:		Ind.Val:									
Make:		Model:		Serial #:													
SPEC FEATURES/YARD ITEMS				Year:													
PARCEL ID 067.0-0004-0006.0																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
More: N Total Yard Items: Total Special Features: Total:																	